

SHERIFF

KING COUNTY

IN THE SUPERIOR COURT OF WASHINGTON FOR KING COUNTY

SUNSET RIDGE CONDOMINIUM ASSOCIATION, a
Washington Non-Profit Corporation,
Plaintiff,

v.

GEORGEENA LUCY LATTA, also appearing of record as
GEORGEENA LUCY LYSONS, an individual, and SCOTT
E. LYSONS, an individual, and the marital or quasi-marital
community comprised thereof,
Defendants.

SHERIFF'S PUBLIC NOTICE OF SALE OF REAL PROPERTY

CAUSE NO. 16-2-07258-5 KNT

JUDGMENT RENDERED ON: 08/09/2016
ORDER OF SALE ISSUED: 08/25/2016
DATE OF LEVY: 09/07/2016

TO: GEORGEENA LUCY LATTA, also appearing of record as GEORGEENA LUCY LYSONS, an individual, and
SCOTT E. LYSONS, an individual, and the marital or quasi-marital community comprised thereof, JUDGMENT
DEBTOR(S):

THE SUPERIOR COURT OF KING COUNTY HAS DIRECTED THE UNDERSIGNED SHERIFF OF KING
COUNTY TO SELL THE RIGHT, TITLE AND INTEREST OF THE JUDGMENT DEBTOR(S) IN THE
PROPERTY DESCRIBED TO SATISFY A JUDGMENT IN THE ABOVE ENTITLED ACTION. IF DEVELOPED,
THE PROPERTY ADDRESS IS:

1315 S PUGET DR., #C-14, RENTON, WA 98055

UNIT 14, BUILDING C, SUNSET RIDGE, A CONDOMINIUM, ACCORDING TO THE DECLARATION
RECORDED UNDER RECORDING NO. 8005150624, AND ANY AMENDMENTS THERETO, AND SURVEY
MAP AND PLANS IN VOLUME 44 OF CONDOMINIUM PLATS, ON PAGES 16 THROUGH 20, RECORDS OF
KING COUNTY, WASHINGTON. SITUATE IN THE COUNTY OF KING, STATE OF WASHINGTON.
WITH A TAX PARCEL NUMBER OF 813520-1150.

THE SALE OF THE ABOVE DESCRIBED PROPERTY IS TO TAKE PLACE:

TIME: 10:00 A.M.
DATE: OCTOBER 28, 2016
PLACE: 4TH AVE. ENTRANCE, KING COUNTY ADMINISTRATION BUILDING
500 FOURTH AVENUE, SEATTLE, WA 98104

THE JUDGMENT DEBTOR(S) CAN AVOID THE SALE BY PAYING THE JUDGMENT AMOUNT OF
\$23,949.54 TOGETHER WITH INTEREST, COSTS AND FEES BEFORE THE SALE DATE. FOR THE EXACT
AMOUNT, CONTACT THE SHERIFF AT THE ADDRESS STATED BELOW:

JOHN URQUHART, SHERIFF
KING COUNTY, WASHINGTON

BY: HUGO R. ESPARZA
DEPUTY
KING COUNTY COURTHOUSE
516 3RD AVE., RM. W150
SEATTLE, WA 98104
(206) 263-2600

ATTORNEY:
SOUND LEGAL PARTNERS
6161 NORTHEAST 175TH STREET
SUITE 205
KENMORE, WA 98028
(206) 823-1040

00552396/gs



IN THE SUPERIOR COURT OF WASHINGTON FOR KING COUNTY

SUNSET RIDGE CONDOMINIUM ASSOCIATION, a
Washington Non-Profit Corporation

vs.

GEORGEENA LUCY LATTA, also appearing of record as
GEORGEENA LUCY LYSONS, an individual, and SCOTT
E. LYSONS, an individual, and the marital or quasi-marital
community comprised thereof

**SHERIFF'S NOTICE TO
JUDGMENT DEBTOR OF SALE OF
REAL PROPERTY**

CAUSE # 16-2-07258-5 KNT

JUDGMENT RENDERED ON
08/09/2016
ORDER OF SALE ISSUED: 08/25/2016
DATE OF LEVY: 09/07/2016

TO: GEORGEENA LUCY LATTA, also appearing of record as GEORGEENA LUCY LYSONS, an individual, and SCOTT E. LYSONS, an individual, and the marital or quasi-marital community comprised thereof, JUDGMENT DEBTOR(S):

THE SUPERIOR COURT OF KING COUNTY HAS DIRECTED THE UNDERSIGNED SHERIFF OF KING COUNTY TO SELL THE RIGHT, TITLE AND INTEREST OF THE JUDGMENT DEBTOR(S) IN THE PROPERTY DESCRIBED TO SATISFY A JUDGMENT IN THE ABOVE ENTITLED ACTION. IF DEVELOPED, THE PROPERTY ADDRESS IS:

1315 S PUGET DR., #C-14, RENTON, WA 98055

UNIT 14, BUILDING C, SUNSET RIDGE, A CONDOMINIUM, ACCORDING TO THE DECLARATION RECORDED UNDER RECORDING NO. 8005150624, AND ANY AMENDMENTS THERETO, AND SURVEY MAP AND PLANS IN VOLUME 44 OF CONDOMINIUM PLATS, ON PAGES 16 THROUGH 20, RECORDS OF KING COUNTY, WASHINGTON. SITUATE IN THE COUNTY OF KING, STATE OF WASHINGTON.
WITH A TAX PARCEL NUMBER OF 813520-1150.

THE SALE OF THE ABOVE DESCRIBED PROPERTY IS TO TAKE PLACE:

TIME: 10:00 AM
DATE: OCTOBER 28, 2016
**PLACE: 4TH AVENUE ENTRANCE, KING COUNTY ADMINISTRATION
BUILDING, 500 FOURTH AVENUE, SEATTLE, WA 98104**

THE JUDGMENT DEBTOR(S) CAN AVOID THE SALE BY PAYING THE JUDGMENT AMOUNT OF **\$23,949.54** TOGETHER WITH INTEREST, COSTS AND FEES BEFORE THE SALE DATE. FOR THE EXACT AMOUNT, CONTACT THE SHERIFF AT THE ADDRESS STATED BELOW:

King County Courthouse
516 Third Avenue
Room W-150
Seattle, WA 98104
(206) 263-2600

THIS PROPERTY IS SUBJECT TO:

- ☐ 1. No redemption rights after sale.
- ☐ 2. A redemption period of eight months which will expire at 4:30 p.m. on.
- ☒ 3. A redemption period of one year which will expire at 4:30 p.m. on **October 28, 2017.**

The judgment debtor(s) or any of them may redeem the above described property at any time up to the end of the redemption period by paying off the amount bid at the Sheriff's sale, plus additional costs, taxes, assessments, certain other amounts, fees and interest. If you are interested in redeeming the property, contact the undersigned sheriff at the address stated below to determine the exact amount necessary to redeem.

IMPORTANT NOTICE: IF THE JUDGMENT DEBTOR(S) DO NOT REDEEM THE PROPERTY BY 4:30 P.M. ON **OCTOBER 28, 2017**, THE END OF THE REDEMPTION PERIOD, THE PURCHASER AT THE SHERIFF'S SALE WILL BECOME THE OWNER, AND MAY EVICT THE OCCUPANT FROM THE PROPERTY UNLESS THE OCCUPANT IS A TENANT HOLDING UNDER AN UNEXPIRED LEASE. IF THE PROPERTY TO BE SOLD IS OCCUPIED AS THE PRINCIPAL RESIDENCE BY THE JUDGMENT DEBTOR(S) AT THE TIME OF THE SALE, HE SHE, THEY, OR ANY OF THEM MAY HAVE THE RIGHT TO RETAIN POSSESSION DURING THE REDEMPTION PERIOD, IF ANY, WITHOUT PAYMENT OF ANY RENT OR OCCUPANCY FEE.

The judgment debtor may also have the right to retain possession during any redemption period if the property is used for farming or if the property is being sold under a mortgage that so provides.

JOHN URQUHART, SHERIFF
King County, Washington

BY: HUGO ESPARZA
DEPUTY
KING COUNTY COURTHOUSE
516 THIRD AVENUE
ROOM W-150
SEATTLE, WA 98104
(206) 263-2600

ATTORNEY:
SOUND LEGAL PARTNERS
6161 NORTHEAST 175TH STREET
SUITE 205
KENMORE, WA 98028
(206) 823-1040

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SHERIFF

KING COUNTY

SHERIFF'S LEVY ON REAL PROPERTY
UNDER EXECUTION OR ORDER OF SALE

00552396/gs

SUNSET RIDGE CONDOMINIUM ASSOCIATION, a
Washington Non-Profit Corporation,

Plaintiff,

vs.

GEORGEENA LUCY LATTA, also appearing of record
as GEORGEENA LUCY LYSONS, an individual, and
SCOTT E. LYSONS, an individual, and the marital or
quasi-marital community comprised thereof,

Defendants.

CAUSE # 16-2-07258-5 KNT

DATE OF ORDER: 08/25/2016

DATE RECEIVED: 09/02/2016

DATE OF LEVY: 09/07/2016

TO THE RECORDER OF KING COUNTY AND TO WHOM IT MAY CONCERN:

I, SHERIFF OF KING COUNTY, HEREBY CERTIFY THAT I RECEIVED THE ANNEXED ORDER OF SALE AND UNDER AND BY VIRTUE OF THAT WRIT OR ORDER, I LEVY UPON AND TAKE INTO MY POSSESSION ALL OF THE RIGHT, TITLE AND INTEREST OF DEFENDANT(S) NAMED IN THE WRIT OR ORDER IN AND TO THE REAL ESTATE OF KING COUNTY, STATE OF WASHINGTON, DESCRIBED AS FOLLOWS:

UNIT 14, BUILDING C, SUNSET RIDGE, A CONDOMINIUM, ACCORDING TO THE DECLARATION RECORDED UNDER RECORDING NO. 8005150624, AND ANY AMENDMENTS THERETO, AND SURVEY MAP AND PLANS IN VOLUME 44 OF CONDOMINIUM PLATS, ON PAGES 16 THROUGH 20, RECORDS OF KING COUNTY, WASHINGTON. SITUATE IN THE COUNTY OF KING, STATE OF WASHINGTON.

SHERIFF JOHN URQUHART
KING COUNTY SHERIFF'S OFFICE

BY: HUGO ESPARZA
DEPUTY

ATTORNEY:
SOUND LEGAL PARTNERS
6161 NORTHEAST 175TH STREET
SUITE 205
KENMORE, WA 98028